

Marshall 28753

ZIP code · NC · North Carolina > Madison County > Marshall

SELLER'S MARKET

\$328K

MEDIAN SALE PRICE

+11.0%

1-YR CHANGE

153

SALES (12 MO)

\$343K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 63 / 100

Buyer's market

Balanced

Seller's market

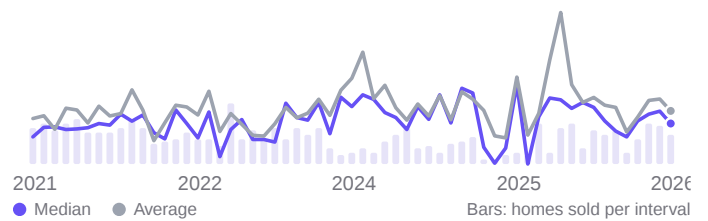
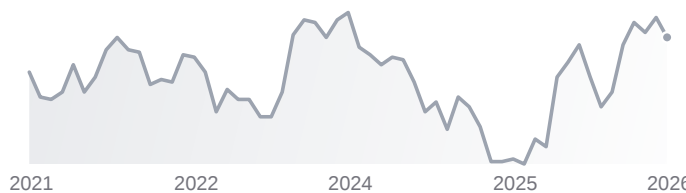
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

63 / 100

Sale prices

Median \$285K · Average \$360K

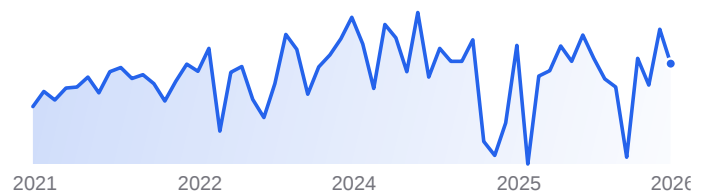
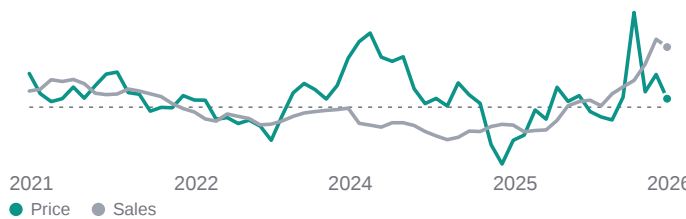


Growth (year over year)

Price +11.0% · Sales +77.9%

Price per square foot

\$234/ft²

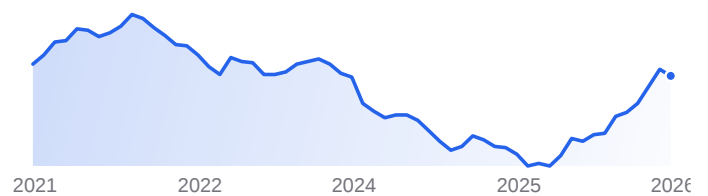


Sale premium vs estimated value

-6.3%

Annual turnover (share of homes sold)

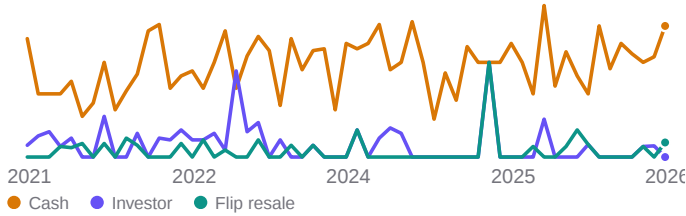
2.9%



BUYERS & OUTCOMES

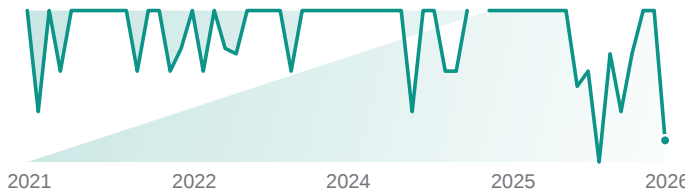
Buyer mix

Cash 69% · Investor 0% · Flip resale 7.7%



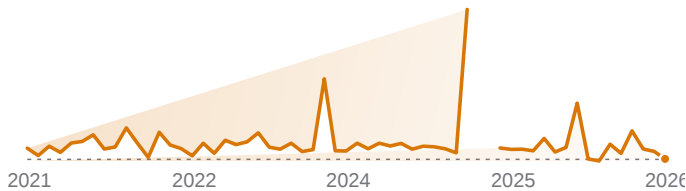
Sellers who sold at a gain

57%

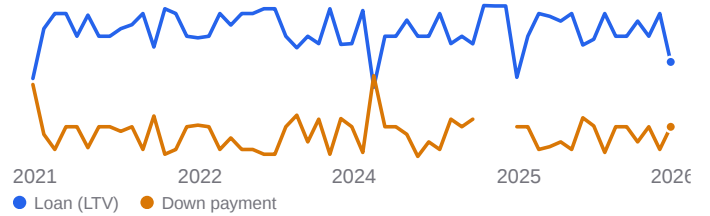


Median annualized return at resale

+0.4%

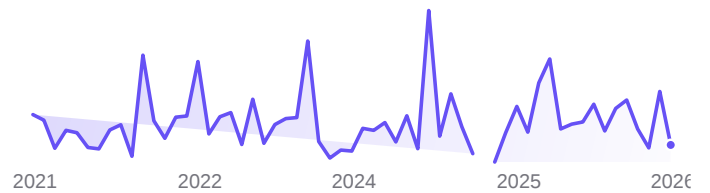


Financing (share of purchase price) Loan (LTV) 63% · Down payment 20%



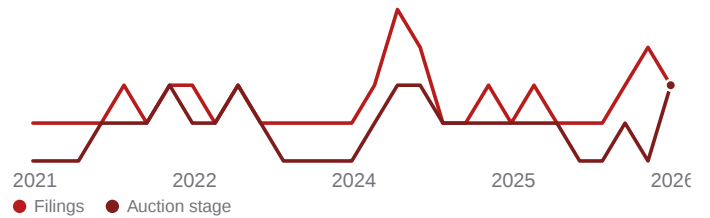
Typical hold before selling

2.8 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	5,191
Median value (AVM)	\$343K
Median size	1,440 ft²
Median bedrooms	3
Median year built	1988
Single family	75%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	74%
Underwater (LTV 125% or more)	1.9%
Owner occupied	61%
Company owned	8.3%
Median loan-to-value	16%
Typical ownership tenure	12.1 yrs

COMMUNITY

Population	13,422
Density	53 / mi²
Median household income	\$62K
Average household income	\$77K
Crime index (US avg 100)	107
Air pollution index (US avg 100)	99
Earthquake index (US avg 100)	121
Homes occupied	85%
Bachelor's or higher	23%
Poverty rate	9.0%
Unemployment	1.2%
Average temp	54°F
Annual precip	43 in
Sunshine	59%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.